

**SNAPSHOT of HOME Program Performance--As of 09/30/08**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ): Tyler

State: TX

PJ's Total HOME Allocation Received: \$7,429,057

PJ's Size Grouping\*: C

PJ Since (FY): 1994

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 38			
% of Funds Committed	92.27 %	92.97 %	19	94.94 %	29	27	
% of Funds Disbursed	75.04 %	82.82 %	31	84.35 %	16	13	
Leveraging Ratio for Rental Activities	0	3.89	24	4.59	0	0	
% of Completed Rental Disbursements to All Rental Commitments***	11.35 %	81.38 %	35	81.38 %	1	1	
% of Completed CHDO Disbursements to All CHDO Reservations***	35.77 %	57.46 %	31	68.05 %	12	10	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	18.75 %	70.67 %	32	79.65 %	1	1	
% of 0-30% AMI Renters to All Renters***	12.50 %	37.06 %	29	44.76 %	7	5	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	18.75 %	96.07 %	32	94.31 %	1	0	
Overall Ranking:			In State:	35 / 38	Nationally:	6 / 3	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$8,037	\$13,899		\$25,245	16 Units	3.20 %	
Homebuyer Unit	\$4,094	\$9,312		\$14,395	298 Units	59.20 %	
Homeowner-Rehab Unit	\$19,703	\$29,885		\$20,186	125 Units	24.90 %	
TBRA Unit	\$1,600	\$3,715		\$3,142	64 Units	12.70 %	

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Tyler TX

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
<b>PJ:</b>	\$4,123	\$21,460	\$21,614
<b>State:*</b>	\$49,529	\$58,417	\$32,549
<b>National:**</b>	\$88,539	\$71,594	\$22,853

**CHDO Operating Expenses:**  
(% of allocation)

**PJ:** 0.0 %  
**National Avg:** 1.1 %

**R.S. Means Cost Index:** 0.74

	Rental %	Homebuyer %	Homeowner %	TBRA %
<b>RACE:</b>				
White:	<span style="border: 1px solid black; padding: 2px;">66.7</span>	<span style="border: 1px solid black; padding: 2px;">15.8</span>	<span style="border: 1px solid black; padding: 2px;">14.5</span>	<span style="border: 1px solid black; padding: 2px;">31.3</span>
Black/African American:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">53.4</span>	<span style="border: 1px solid black; padding: 2px;">74.4</span>	<span style="border: 1px solid black; padding: 2px;">67.2</span>
Asian:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
American Indian/Alaska Native:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Native Hawaiian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
American Indian/Alaska Native and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Asian and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Black/African American and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
American Indian/Alaska Native and Black:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Other Multi Racial:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Asian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### ETHNICITY:

Hispanic	<span style="border: 1px solid black; padding: 2px;">33.3</span>	<span style="border: 1px solid black; padding: 2px;">30.4</span>	<span style="border: 1px solid black; padding: 2px;">11.1</span>	<span style="border: 1px solid black; padding: 2px;">1.6</span>
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### HOUSEHOLD SIZE:

1 Person:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">15.0</span>	<span style="border: 1px solid black; padding: 2px;">29.1</span>	<span style="border: 1px solid black; padding: 2px;">42.2</span>
2 Persons:	<span style="border: 1px solid black; padding: 2px;">66.7</span>	<span style="border: 1px solid black; padding: 2px;">27.7</span>	<span style="border: 1px solid black; padding: 2px;">27.4</span>	<span style="border: 1px solid black; padding: 2px;">28.1</span>
3 Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">29.2</span>	<span style="border: 1px solid black; padding: 2px;">22.2</span>	<span style="border: 1px solid black; padding: 2px;">18.8</span>
4 Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">15.0</span>	<span style="border: 1px solid black; padding: 2px;">10.3</span>	<span style="border: 1px solid black; padding: 2px;">7.8</span>
5 Persons:	<span style="border: 1px solid black; padding: 2px;">33.3</span>	<span style="border: 1px solid black; padding: 2px;">7.5</span>	<span style="border: 1px solid black; padding: 2px;">7.7</span>	<span style="border: 1px solid black; padding: 2px;">3.1</span>
6 Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">2.4</span>	<span style="border: 1px solid black; padding: 2px;">1.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
7 Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">2.8</span>	<span style="border: 1px solid black; padding: 2px;">0.9</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
8 or more Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.4</span>	<span style="border: 1px solid black; padding: 2px;">0.9</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### HOUSEHOLD TYPE:

Single/Non-Elderly:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">20.6</span>	<span style="border: 1px solid black; padding: 2px;">14.5</span>	<span style="border: 1px solid black; padding: 2px;">46.9</span>
Elderly:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">4.0</span>	<span style="border: 1px solid black; padding: 2px;">26.5</span>	<span style="border: 1px solid black; padding: 2px;">6.3</span>
Related/Single Parent:	<span style="border: 1px solid black; padding: 2px;">33.3</span>	<span style="border: 1px solid black; padding: 2px;">42.3</span>	<span style="border: 1px solid black; padding: 2px;">26.5</span>	<span style="border: 1px solid black; padding: 2px;">29.7</span>
Related/Two Parent:	<span style="border: 1px solid black; padding: 2px;">66.7</span>	<span style="border: 1px solid black; padding: 2px;">27.3</span>	<span style="border: 1px solid black; padding: 2px;">21.4</span>	<span style="border: 1px solid black; padding: 2px;">12.5</span>
Other:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">5.9</span>	<span style="border: 1px solid black; padding: 2px;">11.1</span>	<span style="border: 1px solid black; padding: 2px;">4.7</span>

### SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span> <sup>#</sup>
HOME TBRA:	<span style="border: 1px solid black; padding: 2px;">33.3</span>	
Other:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	
No Assistance:	<span style="border: 1px solid black; padding: 2px;">66.7</span>	

**# of Section 504 Compliant Units / Completed Units Since 2001** 0

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM  
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Tyler

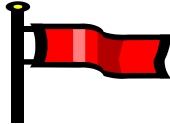
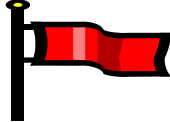
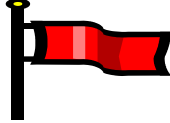
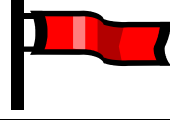

State: TX

Group Rank: 6  
(Percentile)

State Rank: 35 / 38 PJs

Overall Rank: 3  
(Percentile)

Summary: 5 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	11.35	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	35.77	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	18.75	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	18.75	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	3.8	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

